



September 2013

ARLANDRIA

Inside this issue:

Transportation	2
CIP FY15 - FY24	3
Community Engagement	3
Community Events	4
Development Projects Updates	4

Upcoming Events:

Implementation Open House,
Nov. 4, 7:00pm - 14, 6:30pm
Cora Kelly Rec Center

Questions?

Contact the Interdepartmental Staff Team:

Brandi Collins, Planning & Zoning
Project Manager
703.746.3854
brandi.collins@alexandriava.gov

Maya Contreras, Planning & Zoning
Development
703.746.3816
maya.contreras@alexandriava.gov

Laura Durham, RPCA
Parks
703.746.5493
laura.durham@alexandriava.gov

Sara Pierce, AEDP
Economic Development
703.739.3820
pierce@alexecon.org

Hillary Poole, TES
Ped/Bike Implementation
703.746.4017
hillary.poole@alexandriava.gov

For more information, visit
www.alexandriava.gov/arlandria

ARLANDRIA ACTION PLAN IMPLEMENTATION ACTIVITIES

The Interdepartmental City Staff Team for the Implementation of the 2003 Arlandria Action Plan has continued to move forward with execution of the Plan. This newsletter provides a summary of activities and project highlights from March 2013 – present.

Four Mile Run Park and Community Building

The Department of Recreation, Parks and Cultural Activities (RPCA) Large Park Planning process, which included planning for Four Mile Run Park, is nearing completion. Staff is currently refining the draft plan based on community feedback received over the summer. Once finalized, an implementation strategy will be formulated that includes phasing and cost estimates. The community will be consulted to develop priorities for implementing the recommendations. The refined plan is expected to be presented to the Park and Recreation Commission this in November and to City Council in December. For additional information, please visit the project webpage at www.alexandriava.gov/65170.

Improvements continue to be made at the Four Mile Run Park Community Building and Park Expansion site. The rain gardens have been installed and the Office of Environmental Quality has funds to install additional rain gardens and pervious pavers in 2014. Site furnishings will be installed in the fall of 2013. The remaining improvements proposed in the Concept Plan and Large Park Plan are included in the implementation of the Large Park Plan for Four Mile Run Park. RPCA is researching the feasibility of purchasing a large commercial-grade awning for use during special events throughout the park and in conjunction with the building programming.

The community participated in improving the site through a Casey Trees grant where over 20 trees were planted in the spring. City staff and the community also participated in a Spring for Alexandria project to fill colorful planters on the Park Expansion site.

Programming at the Four Mile Run Park Community Building resumed in April 2013. There have been six programs hosted by various organizations, including a recurring RPCA boot camp fitness class and a soccer camp.

Economic Development

The Alexandria Economic Development Partnership (AEDP) continues to support the Arlandria-Chirilagua Business Association (ACBA). ACBA is focused on the recruitment of new leaders and growing the membership. ACBA also supported the DiverseCity Multicultural Fest on September 14, 2013.

A new restaurant in Arlandria, Shakti South Asian Cuisine, was approved for a Special Use Permit in August to locate at 3807 Mt. Vernon Avenue (former Po Siam Restaurant). It will open in early October with 44 seats, and will serve South Asian cuisine (a blend of Indian, Sri Lankan, and Thai.)

The façade grant program has expired and AEDP is no longer accepting applications. Over the last two years, four façade improvement grants were awarded totaling \$14,000 in public investment which resulted in more than \$20,000 in private investment.

Transportation

Residential Parking

Staff continues to be aware of resident concerns regarding a shortage of available overnight parking and has explored a number of options to address the issue.

In an effort to provide some relief, staff has carefully considered the feasibility of making the city-owned surface parking lot, on the former Datatel site located at 3700 Mt. Vernon Avenue, available for overnight residential parking. The lot was constructed in 2002 to provide public parking for patrons of area businesses. Ultimate build-out of the site envisions a mixed-use building with retail and office on the street and a screened parking structure on the rear. Currently the surface parking lot has 66 spaces with a 2-hr parking restriction and a prohibition on overnight parking.

Based on observation of occupancy over different days of the week and times of day, it has been determined that the lot can be made available for overnight residential parking without negatively impacting daytime parking for area businesses. **Beginning at the end of October November 2013, the overnight parking prohibition will be removed and the 2-hr parking restriction will remain in place from 8am 6am– 10pm.** The daytime 2-hr parking restriction will be strictly enforced, and staff will consult local businesses over the course of the ensuing months to determine if the change has had any adverse impacts.

Complete Streets and Pedestrian Safety Improvements

Mt. Vernon Ave/Four Mile Road intersection

- ◆ Two taxi parking spaces were removed and replaced with 14 bike parking spaces
- ◆ Work is underway to re-time the signal to provide a pedestrian – only crossing signal, ADA compliance, and restriping

Mt. Vernon Ave/Commonwealth Ave intersection

- ◆ Installation of bike box and bike lane is complete

Mt. Vernon Ave at Russell, Executive, and W. Glebe

- ◆ Crosswalks have been restriped

Commonwealth Ave/W. Reed intersection Safe Routes to School project

- ◆ Consultant has been procured
- ◆ Timeline not yet set for completion

Mt. Vernon Complete Streets

- ◆ Consultants have begun an assessment of existing conditions along Mt. Vernon Ave between S. Glebe and W. Glebe roads (parking, crosswalks, traffic signals, street widths, physical conditions)
- ◆ After the existing conditions have been inventoried and documented, the con-

sultants will identify areas for improvements and design those improvements (bike lanes/sharrows, parking, etc.)

Update to Bicycle Master Plan

- ◆ As part of the plan, Glebe Rd will be evaluated and considered for improvements

- ◆ The project RFP scope is currently being developed

- ◆ The update is estimated to take one year to complete

W. Glebe Rd/Florence Dr intersection

- ◆ Currently being evaluated for a flashing beacon, crosswalk, and ADA compliant improvements
- ◆ Proposed improvements will be presented to the Traffic and Parking Board in September

Mt. Vernon Ave/W. Glebe Rd intersection

- ◆ Crosswalks will be upgraded
- ◆ Until redevelopment occurs no additional significant improvements can occur

Transit: Bus Shelters

In March 2013, the bus stops at **W. Glebe Rd/ Executive Ave** and **W. Glebe Rd/Old Dominion Blvd** were made ADA compliant. Within the next twelve months additional transit improvements will be made at **Mt. Vernon Ave/Executive Ave**, **Mt. Vernon Ave/W. Glebe Rd**, and **Mt. Vernon Ave/W. Reed Ave**.



FY15-FY24 Capital Improvement Program

The public process for the City's FY15-FY24 Capital Improvement Program (CIP) will begin with the fall budget hearing, scheduled for October 19. Additional information about the hearing and the budget process is available on the City's website at alexandriava.gov/Budget.

Internal City staff discussions are now underway to inform development of the City Manager's proposed budget.

During last year's CIP process, staff submitted several projects for the Arlandria neighborhood (improvements to the Four Mile Run Park Community Building and Four Mile Run Park Expansion site), but the projects were

not ultimately included in the City Council approved budget. Staff will resubmit these projects resubmit these project for consideration during the FY 2015 CIP budget development process.

Provide your input to the City's FY15-FY23 Capital Improvement Program in the following ways:

- ◆ [Call.Click.Connect](http://request.alexandriava.gov/CCC), the City's new customer service system, at <http://request.alexandriava.gov/CCC>
- ◆ Online comment board at alexandriava.gov/Budget.
- ◆ Testify at a budget hearing, for a schedule go to www.alexandriava.gov/Budget



Community Engagement



On May 31, 2013, staff from five City departments, the Alexandria Economic Development Partnership, and members of the Arlandria community attended a Quality of Life neighborhood walk (formerly Code Compliance Walk). The purpose of the walk was to observe, discuss, and document quality of life concerns including code violations, litter, infrastructure and property maintenance issues, and public safety concerns. City staff has worked to resolve the issues observed. A list of the observations — including lead department and status — can be found on the project webpage (www.alexandriava.gov/Arlandria).

A Community Open House was held on Sunday, June 2, 2013 at the Four Mile Run Farmers and Artisans Market located at Four Mile Run Park. The purpose of the event was to bring together members of the community, the Arlandria Action Plan Advisory Group, and City staff to discuss and highlight the ongoing efforts to the implement the Arlandria Action Plan. Staff was present to discuss project status and answer questions on topics such as the Four Mile Run Restoration Plan, economic development, Four Mile Run Park improvements, area private development projects, and pedestrian safety and transportation enhancement projects.

The Arlandria Advisory Group Executive Committee has met twice since the last update, in

April 2013 and August 2013. During these meetings, staff and committee members discussed community concerns and plan implementation progress. Two important outcomes of these meetings were:

- ◆ Facilitation and support of Shakti Restaurant's Administrative Special Use Permit in August 2013
- ◆ The determination that intersection improvements proposed at the intersection of Mt. Vernon Ave/Russell Rd as set forth in the CIP for fiscal years FY15 and FY16 can proceed independent of the development of Mt. Vernon Village Center



2013 Status of Implementation Report and Schedule

Each year, City staff drafts and submits an annual report to the Arlandria Action Plan Advisory Group, Arlandria community, and City Council on the prior year's implementation activities. The annual Status of Implementation Report will be submitted to the Advisory Group for public comment in ~~October 2013~~, November 2013, discussed on **November 14, 2013** ~~November 4, 2013~~ at the Annual Status of Implementation Open House, and presented to City Council during a hearing on **January 14, 2014** ~~December~~. The report will include the Advisory Group's consensus on implementation priorities.

Community Event: DiverseCity Event

This event was held on **Saturday, September 14, 2013** from 12pm – 4pm at the Four Mile Run Park Community Building and Plaza. In its second year, the free event included musical performers, food trucks, vendors, games, an "instrument petting zoo", and bike valet. The event was sponsored by the City's Recreation, Parks, and Cultural Activities department, Arlandria-Chirilagua Business Association, Lynhaven Citizens Association, Warwick Village Citizens Association, and Hume Springs Citizens Association.

Development Project Updates

Mt Vernon Village Center, 3809-3839 Mount Vernon Avenue

The site was approved for redevelopment by the City Council in December 2011. The design is for a mixed-use development including 53,000+ square foot of retail with 478 residential units, underground parking, and associated infrastructure and streetscape improvements. At this time, no construction date has been set.



Four Mile Run Pump Station, 3650 Commonwealth Avenue

The revised DSUP was approved by Planning Commission and City Council in May 2013. The Alexandria Renew Enterprises site includes necessary upgrades to the pump, streetscape improvements along Commonwealth Avenue (including a new sidewalk and landscaping) and a new decorative fence around the perimeter of the site. Construction is slated to begin Spring 2014.

East Reed Townhomes, 101 and 103 East Reed

The site plan for five townhomes was approved in April 2012 by the Planning Commission. Construction is in progress with a proposed finish date for exterior work Spring 2014.

The Calvert, 3110 Mt Vernon Ave

The Calvert redevelopment was approved by the City Council in September 2010 and construction started early 2012. The development is approved for 332 residential units (187 units in the existing tower and 145 units in a new 5 story building between the tower and Mt. Vernon Ave.). The project is anticipated to be completed mid-2014.



AHC project at Route 1 and East Reed Avenue

This is a 78-unit residential project approved by City Council in January 2013. The applicant, AHC, submitted their application to the Virginia Housing Development Authority (VHDA) Low-Income Housing Tax Credit Program in March 2013 and was approved. The project is in Final Site Plan review and construction is anticipated to begin in early 2014.



Route 1 Corridor Bus Rapid Transit (BRT) Project

A design/build project is currently underway to design and construct exclusive transit lanes in the median of Route 1 between Potomac Avenue and East Glebe Road. In the ultimate configuration of the transitway, buses will operate between Pentagon City Metrorail and Braddock Road Metrorail stations in both exclusive and mixed-use lanes through Arlington County and the City of Alexandria. For updates, please visit:

www.alexandriava.gov/58644



Tony's Corner, 2700 and 2706 Jefferson Davis Highway

The applicant proposes to demolish the existing restaurant, consolidate the parcels and construct two small commercial buildings, with a total square footage of 10,525 square feet. The one-story commercial buildings are positioned along the eastern portion of the property, with the front facades oriented toward Jefferson Davis Highway, East Raymond Avenue and Calvert Avenue. The buildings are designed to accommodate between two and seven retail tenants, with operable entrances on each of the aforementioned streets. A central courtyard is located between the two buildings, and provides access from the parking lot to the retail entrances along

continued page 5

